

**MINUTES OF MEETING
CHAMPION'S RESERVE
COMMUNITY DEVELOPMENT DISTRICT**

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2 The public hearing and regular meeting of the Board of Supervisors of Champion's Reserve
3 Community Development District was held on Wednesday, August 16, 2023, and called to order at
4 6:09 p.m. at the Polk County Sheriff's Northeast Substation Office located at 1100 Dunson Rd,
5 Davenport, Florida 33896.

6 Present and constituting a quorum were:

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8	Kyle Davis	Chairperson
9	Calley Molina	Vice Chairperson
10	Terry Alfrey	Assistant Secretary

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12 Also present were:

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14	Rick Reidt	District Manager
15	Michelle Reiss	District Counsel <i>(via phone)</i>

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18 *The following is a summary of the discussions and actions taken.*

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20 **FIRST ORDER OF BUSINESS** **Call to Order/Roll Call**
21 Mr. Reidt called the meeting to order, and a quorum was established.

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23 **SECOND ORDER OF BUSINESS** **Public Comments on Agenda Items**
24 • Ms. Davis commentated on items the HOA has been working on with the District involving
25 District Council, District Engineer, and Mr. Reidt.

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27 **THIRD ORDER OF BUSINESS** **Recess to Public Hearings**
28 Mr. Reidt requested the Board recess to public hearing.

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30 **FOURTH ORDER OF BUSINESS** **Public Hearing on Adopting Fiscal Year**
31 **2024 Final Budget**
32 **A. Open Public Hearing on Adopting Fiscal Year 2024 Final Budget**

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34 On MOTION by Mr. Davis seconded by Ms. Molina with all in
35 favor, Public Hearing on Adopting Fiscal Year 2024 Final Budget,
36 was opened. 3-0

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38 **B. Staff Presentations**
39 • Staff presented the 2024 Budget and Resolution 2023-05

40 **C. Public Comments**
41 There being none, the next item followed.

42 **D. Consideration of Resolution 2023-05, Adopting Final Fiscal Year 2024 Budget**

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On MOTION by Ms. Molina seconded by Mr. Alfrey with all in favor, Resolution 2023-05, Adopting Final Fiscal Year 2024 Budget, was adopted. 3-0

E. Close Public Hearing on Adopting Fiscal Year 2024 Final Budget
Mr. Reidt closed the public hearing.

FIFTH ORDER OF BUSINESS

Public Hearing on Levying O&M Assessments

A. Open Public Hearing on Levying O&M Assessments

On MOTION by Mr. Alfrey seconded by Mr. David with all in favor, Public Hearing on Levying O&M Assessments, was opened. 3-0

B. Staff Presentations

Mr. Reidt presented the Resolution to the Board.

C. Public Comment

There being none, the next item followed.

D. Consideration of Resolution 2023-06, Levying O&M Assessment

On MOTION by Mr. Alfrey seconded by Ms. Molina with all in favor, Resolution 2023-06, Levying O&M Assessments, was adopted. 3-0

E. Close Public Hearing on Levying O&M Assessments
Mr. Reidt closed the public hearing.

SIXTH ORDER OF BUSINESS

Return to Regular Meeting

Mr. Reidt requested the Board return to the regular meeting.

SEVENTH ORDER OF BUSINESS

Business Items

A. Consideration of Resolution 2023-07, Setting Fiscal Year 2024 Meeting Schedule

On MOTION by Ms. Molina seconded by Mr. Alfrey with all in favor, Resolution 2023-07, Setting Fiscal Year 2024 Meeting Schedule, was adopted, as amended to move the next meeting to November 9, 2023, and the May 18, 2024 meeting was corrected to reflect the appropriate year. 3-0

B. General Matters of the District

- Mr. Reidt reviewed the insurance coverage and will assist the HOA as needed to ensure coverage of assets per agreement.

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EIGHTH ORDER OF BUSINESS

Consent Agenda

- A. Consideration of Board of Supervisors' Meeting Minutes of the Regular Meeting June 07, 2023**
- B. Consideration of Operation and Maintenance Expenditures May-June 2023**
- C. Review of Financial Statements Month Ending June 30 2023,**

On MOTION by Mr. Davis seconded by Ms. Molina with all in favor, the Consent Agenda, was approved. 3-0

NINTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

- The Board was updated on HOA issues.

B. District Engineer

There being no report, the next item followed.

C. District Manager

- Mr. Reidt reviewed financials and expressed the need for a strong candidate for vacant seat and attendance at all meetings.

TENTH ORDER OF BUSINESS


Supervisor Comments


- Mr. Alfrey requested the HOA agreement which will be resent.
- Mr. Davis asked who maintains the roadways to which Mr. Reidt responded that the HOA would, under the agreement, and encouraged the HOA to develop a reserve study and account.

ELEVENTH ORDER OF BUSINESS

Adjournment

There being no further business, the meeting was adjourned at 6:33 p.m.


 Rick Reidt
 District Manager


 Kyle Davis
 Chairperson